



Homeownership Program Bulletin

June 6, 2007

Program Bulletin #2007-17

To: CalHFA Approved Lenders

UPDATED INCOME LIMITS (Reduced) Effective June 11, 2007

CalHFA is committed to focus its programs and financial resources on assisting low and moderate-income first-time homebuyers. Due to changing market conditions and demand, and CalHFA's desire to remain in the market 365 days a year, maintaining a viable program, we are implementing a 5% reduction in the moderate-income limits for each county. Existing low-income maximums remain unchanged.

For your convenience, updated and complete Attachments A and B are provided with this bulletin. There are no changes to Attachment B.

For questions about this bulletin, contact CalHFA Homeownership Programs by phone 916.324.8088; by fax 916.324.6589; by email at homeownership@calhfa.ca.gov and you can always visit CalHFA's web site at: www.calhfa.ca.gov

Please send all loan files and documents to:
CalHFA Homeownership Programs
1121 L Street, 7th Floor
Sacramento, CA 95814

Attachments

2007 HOMEOWNERSHIP PROGRAM INCOME LIMITS

ATTACHMENT A

Effective 6/11/07

COUNTY NAME	EXISTING RESALE		NEW CONSTRUCTION	
	1 or 2 Persons	3+ Persons	1 or 2 Persons	3+ Persons
ALAMEDA				
Moderate Income	\$ 95,532	\$ 111,454	\$ 95,532	\$ 111,454
Low Income	\$ 60,336	\$ 69,386	\$ 70,392	\$ 80,591
ALPINE				
Moderate Income	\$ 75,012	\$ 87,514	\$ 75,012	\$ 87,514
Low Income	\$ 39,480	\$ 45,402	\$ 47,376	\$ 54,482
AMADOR				
Moderate Income	\$ 72,618	\$ 84,721	\$ 72,618	\$ 84,721
Low Income	\$ 38,220	\$ 43,953	\$ 45,864	\$ 52,744
BUTTE				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
CALAVERAS				
Moderate Income	\$ 67,146	\$ 78,337	\$ 67,146	\$ 78,337
Low Income	\$ 35,340	\$ 40,641	\$ 42,408	\$ 48,769
COLUSA				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
CONTRA COSTA				
Moderate Income	\$ 95,532	\$ 111,454	\$ 95,532	\$ 111,454
Low Income	\$ 60,336	\$ 69,386	\$ 70,392	\$ 80,951
DEL NORTE				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
EL DORADO				
Moderate Income	\$ 76,608	\$ 89,376	\$ 76,608	\$ 89,376
Low Income	\$ 40,320	\$ 46,368	\$ 48,384	\$ 55,642
FRESNO				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
GLENN				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
HUMBOLDT				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
IMPERIAL				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
INYO				
Moderate Income	\$ 62,700	\$ 73,150	\$ 62,700	\$ 73,150
Low Income	\$ 33,000	\$ 37,950	\$ 39,600	\$ 45,540
KERN				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
KINGS				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
LAKE				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
LASSEN				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
LOS ANGELES				
Moderate Income	\$ 84,360	\$ 98,420	\$ 84,360	\$ 98,420
Low Income	\$ 53,280	\$ 61,272	\$ 62,160	\$ 71,484
MADERA				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850

2007 HOMEOWNERSHIP PROGRAM INCOME LIMITS

ATTACHMENT A

Effective 6/11/07

COUNTY NAME	<u>EXISTING RESALE</u>		<u>NEW CONSTRUCTION</u>	
	<u>1 or 2 Persons</u>	<u>3+ Persons</u>	<u>1 or 2 Persons</u>	<u>3+ Persons</u>
MARIN				
Moderate Income	\$ 121,589	\$ 139,827	\$ 121,589	\$ 139,827
Low Income	\$ 76,793	\$ 88,312	\$ 89,592	\$ 103,030
MARIPOSA				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
MENDOCINO				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
MERCED				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
MODOC				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
MONO				
Moderate Income	\$ 73,188	\$ 85,386	\$ 73,188	\$ 85,386
Low Income	\$ 38,520	\$ 44,298	\$ 46,224	\$ 53,158
MONTEREY				
Moderate Income	\$ 73,530	\$ 85,785	\$ 73,530	\$ 85,785
Low Income	\$ 46,440	\$ 53,406	\$ 54,180	\$ 62,307
NAPA				
Moderate Income	\$ 86,412	\$ 100,814	\$ 86,412	\$ 100,814
Low Income	\$ 54,576	\$ 62,762	\$ 63,672	\$ 73,223
NEVADA				
Moderate Income	\$ 74,214	\$ 86,583	\$ 74,214	\$ 86,583
Low Income	\$ 39,060	\$ 44,919	\$ 46,872	\$ 53,903
ORANGE				
Moderate Income	\$ 98,724	\$ 115,178	\$ 98,724	\$ 115,178
Low Income	\$ 62,352	\$ 71,705	\$ 72,744	\$ 83,656
PLACER				
Moderate Income	\$ 76,608	\$ 89,376	\$ 76,608	\$ 89,376
Low Income	\$ 40,320	\$ 46,368	\$ 48,384	\$ 55,642
PLUMAS				
Moderate Income	\$ 64,524	\$ 75,278	\$ 64,524	\$ 75,278
Low Income	\$ 33,960	\$ 39,054	\$ 40,752	\$ 46,865
RIVERSIDE				
Moderate Income	\$ 67,488	\$ 78,736	\$ 67,488	\$ 78,736
Low Income	\$ 35,520	\$ 40,848	\$ 42,624	\$ 49,018
SACRAMENTO				
Moderate Income	\$ 76,608	\$ 89,376	\$ 76,608	\$ 89,376
Low Income	\$ 40,320	\$ 46,368	\$ 48,384	\$ 55,642
SAN BENITO				
Moderate Income	\$ 85,158	\$ 99,351	\$ 85,158	\$ 99,351
Low Income	\$ 53,784	\$ 61,852	\$ 62,748	\$ 72,160
SAN BERNARDINO				
Moderate Income	\$ 67,488	\$ 78,736	\$ 67,488	\$ 78,736
Low Income	\$ 35,520	\$ 40,848	\$ 42,624	\$ 49,018
SAN DIEGO				
Moderate Income	\$ 80,028	\$ 93,366	\$ 80,028	\$ 93,366
Low Income	\$ 50,544	\$ 58,126	\$ 58,968	\$ 67,813
SAN FRANCISCO				
Moderate Income	\$ 121,589	\$ 139,827	\$ 121,589	\$ 139,827
Low Income	\$ 76,793	\$ 88,312	\$ 89,592	\$ 103,030
SAN JOAQUIN				
Moderate Income	\$ 68,742	\$ 80,199	\$ 68,742	\$ 80,199
Low Income	\$ 36,180	\$ 41,607	\$ 43,416	\$ 49,928
SAN LUIS OBISPO				
Moderate Income	\$ 73,188	\$ 85,386	\$ 73,188	\$ 85,386
Low Income	\$ 46,224	\$ 53,158	\$ 53,928	\$ 62,017

2007 HOMEOWNERSHIP PROGRAM INCOME LIMITS

ATTACHMENT A

Effective 6/11/07

COUNTY NAME	<u>EXISTING RESALE</u>		<u>NEW CONSTRUCTION</u>	
	<u>1 or 2 Persons</u>	<u>3+ Persons</u>	<u>1 or 2 Persons</u>	<u>3+ Persons</u>
SAN MATEO				
Moderate Income	\$ 121,589	\$ 139,827	\$ 121,589	\$ 139,827
Low Income	\$ 76,793	\$ 88,312	\$ 89,592	\$ 103,030
SANTA BARBARA				
Moderate Income	\$ 76,494	\$ 89,243	\$ 76,494	\$ 89,243
Low Income	\$ 48,312	\$ 55,559	\$ 56,364	\$ 64,819
SANTA CLARA				
Moderate Income	\$ 118,704	\$ 136,510	\$ 118,704	\$ 136,510
Low Income	\$ 74,971	\$ 86,217	\$ 87,466	\$ 100,586
SANTA CRUZ				
Moderate Income	\$ 92,682	\$ 108,129	\$ 92,682	\$ 108,129
Low Income	\$ 58,536	\$ 67,316	\$ 68,292	\$ 78,536
SHASTA				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
SIERRA				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
SISKIYOU				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
SOLANO				
Moderate Income	\$ 84,055	\$ 96,663	\$ 84,055	\$ 96,663
Low Income	\$ 53,087	\$ 61,051	\$ 61,935	\$ 71,226
SONOMA				
Moderate Income	\$ 85,614	\$ 99,883	\$ 85,614	\$ 99,883
Low Income	\$ 54,072	\$ 62,183	\$ 63,084	\$ 72,547
STANISLAUS				
Moderate Income	\$ 63,840	\$ 74,480	\$ 63,840	\$ 74,480
Low Income	\$ 33,600	\$ 38,640	\$ 40,320	\$ 46,368
SUTTER				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
TEHAMA				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
TRINITY				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
TULARE				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850
TUOLUMNE				
Moderate Income	\$ 62,700	\$ 73,150	\$ 62,700	\$ 73,150
Low Income	\$ 33,000	\$ 37,950	\$ 39,600	\$ 45,540
VENTURA				
Moderate Income	\$ 97,698	\$ 113,981	\$ 97,698	\$ 113,981
Low Income	\$ 61,704	\$ 70,960	\$ 71,988	\$ 82,786
YOLO				
Moderate Income	\$ 74,898	\$ 87,381	\$ 74,898	\$ 87,381
Low Income	\$ 39,420	\$ 45,333	\$ 47,304	\$ 54,400
YUBA				
Moderate Income	\$ 61,750	\$ 71,013	\$ 61,750	\$ 71,013
Low Income	\$ 32,500	\$ 37,375	\$ 39,000	\$ 44,850

2007 FEDERAL INCOME LIMITS

ATTACHMENT B

USE FOR RECAPTURE/LOAN ASSUMPTIONS/TARGETED AREAS

Effective 4/19/07

COUNTY NAME	NON-TARGETED AREAS		TARGETED AREAS	
	1 or 2 Persons	3+ Persons	1 or 2 Persons	3+ Persons
ALAMEDA	\$ 100,560	\$ 117,320	\$ 100,560	\$ 117,320
ALPINE	\$ 78,960	\$ 92,120	\$ 78,960	\$ 92,120
AMADOR	\$ 76,440	\$ 89,180	\$ 78,000	\$ 91,000
BUTTE	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
CALAVERAS	\$ 70,680	\$ 82,460	\$ 78,000	\$ 91,000
COLUSA	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
CONTRA COSTA	\$ 100,560	\$ 117,320	\$ 100,560	\$ 117,320
DEL NORTE	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
EL DORADO	\$ 80,640	\$ 94,080	\$ 80,640	\$ 94,080
FRESNO	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
GLENN	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
HUMBOLDT	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
IMPERIAL	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
INYO	\$ 66,000	\$ 77,000	\$ 78,000	\$ 91,000
KERN	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
KINGS	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
LAKE	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
LASSEN	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
LOS ANGELES	\$ 88,800	\$ 103,600	\$ 88,800	\$ 103,600
MADERA	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
MARIN	\$ 127,988	\$ 147,186	\$ 135,720	\$ 158,340
MARIPOSA	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
MENDOCINO	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
MERCED	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
MODOC	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
MONO	\$ 77,040	\$ 89,880	\$ 78,000	\$ 91,000
MONTEREY	\$ 77,400	\$ 90,300	\$ 78,000	\$ 91,000
NAPA	\$ 90,960	\$ 106,120	\$ 90,960	\$ 106,120
NEVADA	\$ 78,120	\$ 91,140	\$ 78,120	\$ 91,140
ORANGE	\$ 103,920	\$ 121,240	\$ 103,920	\$ 121,240
PLACER	\$ 80,640	\$ 94,080	\$ 80,640	\$ 94,080
PLUMAS	\$ 67,920	\$ 79,240	\$ 78,000	\$ 91,000
RIVERSIDE	\$ 71,040	\$ 82,880	\$ 78,000	\$ 91,000
SACRAMENTO	\$ 80,640	\$ 94,080	\$ 80,640	\$ 94,080
SAN BENITO	\$ 89,640	\$ 104,580	\$ 89,640	\$ 104,580
SAN BERNARDINO	\$ 71,040	\$ 82,880	\$ 78,000	\$ 91,000
SAN DIEGO	\$ 84,240	\$ 98,280	\$ 84,240	\$ 98,280
SAN FRANCISCO	\$ 127,988	\$ 147,186	\$ 135,720	\$ 158,340
SAN JOAQUIN	\$ 72,360	\$ 84,420	\$ 78,000	\$ 91,000
SAN LUIS OBISPO	\$ 77,040	\$ 89,880	\$ 78,000	\$ 91,000
SAN MATEO	\$ 127,988	\$ 147,186	\$ 135,720	\$ 158,340
SANTA BARBARA	\$ 80,520	\$ 93,940	\$ 80,520	\$ 93,940
SANTA CLARA	\$ 124,952	\$ 143,695	\$ 127,320	\$ 148,540
SANTA CRUZ	\$ 97,560	\$ 113,820	\$ 97,560	\$ 113,820
SHASTA	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
SIERRA	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
SISKIYOU	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
SOLANO	\$ 88,479	\$ 101,751	\$ 90,480	\$ 105,560
SONOMA	\$ 90,120	\$ 105,140	\$ 90,120	\$ 105,140
STANISLAUS	\$ 67,200	\$ 78,400	\$ 78,000	\$ 91,000
SUTTER	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
TEHAMA	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
TRINITY	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
TULARE	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000
TUOLUMNE	\$ 66,000	\$ 77,000	\$ 78,000	\$ 91,000
VENTURA	\$ 102,840	\$ 119,980	\$ 102,840	\$ 119,980
YOLO	\$ 78,840	\$ 91,980	\$ 78,840	\$ 91,980
YUBA	\$ 65,000	\$ 74,750	\$ 78,000	\$ 91,000